



Town of North Andover

Community Preservation Committee

400 Osgood Street North Andover, MA 01845

Community Preservation Act Project Submission Sheet

Submission Date: *10 February 2005*

Submitter/ Contact Name: *Community Development Office/Heidi Griffin & Machine Shop Village Improvement Committee/Liz Fennessy*

Submitter's Address / Phone Number: *400 Osgood St /978-688-9531 & 77 Elm St/ 978-688-2915*

Project Name: *Machine Shop Village Streetscape Improvement Design and Construction Phase I*

Project Description (attach additional pages, if needed)

This project proposes to design and construct improvements to historic Machine Shop Village in a phased approach based on the recommendations contained in the February 2005 Machine Shop Village Master Plan. The project would rehabilitate deteriorated features, and include elements that would help preserve the former "village" feel of the area. The proposed improvements are based on available historical information and oral histories relative to former characteristics of the neighborhood, and also on historic streetscape features that remain today.

The project limits for Phase I are: Main Street (Elm to Merrimack), Elm Street, and Water Street (Elm to Brown Court). The project limits and details are shown on the attached Figure 1. Improvements include: sidewalks, curbing, crosswalks, trees, signage and sidewalk markers.

Physical Improvements: Enhance pedestrian usage and safety through construction of concrete sidewalks with granite curbing, based on the presence of 1930's vintage sidewalks still existing in some areas, and the presence of granite curbs in about half of the project area. Crosswalks and traffic calming measures would be added to increase safety. Trees would be added (heirloom where feasible) to further improve the physical environment.

Historical Context: The project plans to preserve the character of historic features within the village by providing signage including: a village identifying sign, an informational kiosk at the mills, and markers for historic structures/places within the village. Street name signs would be replaced with distinctive replicas of vintage signs based on existing stamped metal signs in the neighborhood. Modern-day traffic signs would be consolidated on existing poles to reduce street clutter to the extent feasible. In addition, the physical improvements such as traffic calming and additional trees will help return to a village atmosphere.

FY	Total Cost	CPC Funds Requested	Other Funding?
2005			
2006	Note 1	\$750,000	Note 2
2007			
2008			
2009			
Total	Note 3		

Purpose:

☐ Open Space

☒ Historic Preservation

☐ Affordable Housing

☐ Recreation

[Please check all that apply]

Table Notes:

1. Refer to attached Carol R. Johnson Associates cost estimate for details. Phase I cost estimate for Main St, Elm St and Water St totals \$753,945.64.
2. \$100,000 of the town's Chapter 90 Roadway Fund will be used in Machine Shop Village for additional streets annually. In addition, the following grants will be applied for: \$5,000 ENHA Heritage Interpretation Grant (April 2005), \$5,000 Mass ReLeaf tree grant (November 2005).
3. The estimated project cost, excluding lighting, for the 13 streets in Machine Shop Village totals about \$2.8 million. In FY07 and FY08, we anticipate that our CPA requests might be on the order of \$300K and \$150K, respectively, which translates to two streets per year. One street per year would be completed by the DPW (see Note 2). This would allow for about ten streets total.

How does this project help preserve North Andover's character?

Some of the defining characteristics of North Andover include its rural feel with winding roads and open spaces, its farming history, and its manufacturing history. Machine Shop Village was central to the development of North Andover as a manufacturing presence in the nineteenth century. The Davis & Furber complex was built to support the textile industry, manufacturing textile machinery. The surrounding residential neighborhood was originally constructed for the machine shop workers and owners. The majority of the structures within present day Machine Shop Village date back to the textile manufacturing era. Today the neighborhood is filled with a diverse group, including patrons of the small businesses and churches, office workers in the mills and many residents.

Throughout North Andover evidence of the past exists, such as the old stone walls, open fields, old houses, active farms, and old mills. North Andover's character stands to be preserved by maintaining these historical resources. The town's Master Plan Goals and Objectives, approved at the May 2000 town meeting, included an effort to identify, preserve and enhance historical resources in the community. Machine Shop Village has already been identified as a historical resource, and as such has been placed on the National Register of Historic Places.

Machine Shop Village is a resource that has not been maintained by the town in recent years. Limited budgets and focus on other neighborhoods has lead to a condition where sidewalks and curbs, where present, are often poorly constructed and in disrepair. There are many safety hazards, including decrepit sidewalks, missing sidewalks and curbs, and old tree wells that have settled to create tripping hazard. The present materials in the streetscape are generally modest, utilitarian and do not reflect the historical nature of the neighborhood.

Machine Shop Village has always been a pedestrian neighborhood, beginning with the Davis & Furber workers walking from their homes to work, and continuing to today: with residents and office workers walking in the neighborhood and downtown; with churchgoers; and with patrons of the local businesses. Making the area safer and more visually appealing would draw more people, which is likely to improve local business prospects and spill over into the adjacent downtown business area.

Machine Shop Village is one of the characteristic elements of North Andover's history that deserve to be preserved and enhanced, in alignment with the town's Master Plan Goals and Objectives. Improvements to the streetscape within the area would help improve and enhance Machine Shop Village and help bring it up to par with similar historic neighborhoods in other communities.

Is this project affiliated with any Town Board, Department, or Committee? *Community Development & Services, 400 Osgood Street, North Andover MA 01845.*

For Community Preservation Committee Use Only:

Received:

Associated Town Committee:

Reviewed on:

Determination:

Guidelines for Submission

- 1) Each project should be located in the Town of North Andover.
- 2) Each project must be submitted on the Community Preservation Committee Project Submission Sheet (this form).
- 3) Requests should be within a 5-year period from FY 2005 to FY 2009.
- 4) Requests must include the purpose & need for the item and must be documented with appropriate support.
- 5) Applicant should obtain quotes for project costs whenever possible. If not, cost estimates may be used provided the basis of the estimate is fully explained.
- 6) If request is part of a longer-term project, include the total project cost.
- 7) For Departments, Boards or Committees that have multiple project requests, prioritize projects.
- 8) Requests should be received by February 10, 2005 to be considered for recommendation at the May 2005 Annual Town Meeting.

Please keep in mind there are legal limitations on what CPA funds can be used to support.

If you are in doubt about your project's eligibility, please submit it so we have the opportunity to review it.

For more information, see <http://www.townofnorthandover.com/cpa.htm>

Thank you for your interest in preserving our community!

The North Andover Community Preservation Committee

Please submit your form and supporting information to:

**Community Preservation Committee
c/o Community Development Office
400 Osgood Street
North Andover, MA 01845**

or email to: **cpa@townofnorthandover.com**